Karen Y Johnson Davidson County
Batch# 168190 DEEDWARR
11/29/2018 11:11:21 AM 2 pgs
Fees: $13.00 Taxes: $462.13
20181129-0116387

ADDRESS NEW OWNERS and
SEND TAX BILLS:
MORGAN RIEKEMANN
564 Thomas Jefferson Circle
Madison, TN 37115

This instrument prepared by:
FERGUSON & BELOTE
Attorney at Law
365 West Main Street
Hendersonville, TN 37075

MAP PARCEL NUMBER:
034-05-0-A-61.00

RETURN TO
PREPARED BY:
BANKERS TITLE & ESCROW CORP
5310 WEST END AVE.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS ($10.00), cash in hand paid, the receipt of which is hereby acknowledged, and other good and valuable considerations, ELIZABETH R. HENRY, unmarried , hereinafter called GRANTORS, have this day bargained and sold and by these presents transfer and convey to MORGAN RIEKEMANN , hereinafter called GRANTEES, their heirs, successors and assigns forever, the following described property, to wit:

Land in Davidson County, Tennessee, being Unit 61 on the plan of Monticello Manor, a planned unit development, as shown by plat of record in Plat Book 6250, Page 551, in the Register's Office for Davidson County, Tennessee, to which plat reference is hereby made for a more complete description.

Being the same property conveyed to Elizabeth R. Henry, unmarried by Warranty Deed from William Williams, a married man, recorded on August 27, 2015, in Instrument No. 20150827-0086766, Register's Office for Davidson County, Tennessee.

Tax Map and Parcel 034-05-0-A-61.00

Subject to all matters shown on the above referenced plat and to restrictions of record.

This is improved property known as 564 Thomas Jefferson Circle, Madison, Tennessee 37115.

TO HAVE AND TO HOLD the said tract or parcel of land, with appurtenances, estate, title and interest thereto belonging to GRANTEES, their heirs, successors and assigns, forever.

GRANTORS covenant with GRANTEES that they are lawfully seized and possessed of said land in fee simple, possessing a good right to convey it and that the said land is unencumbered except as herein provided.

GRANTORS further covenant and bind themselves, their heirs, successors and assigns to warrant and defend the title to the said land to GRANTEES, their heirs, successors and assigns against the lawful claims of all persons whomsoever.

Executed on this 28 day of November, 2018.

FERGUSON & BELOTE
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
615-824-0989

ELIZABETH R. HENRY

STATE OF TENNESSEE
COUNTY OF SUMNER

Personally appeared before me, the undersigned Notary Public of said county, ELIZABETH R. HENRY , the within named bargainors with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence and who acknowledged that they executed the within instrument for the purposes therein contained.

Witness my hand at office this 28 day of November, 2018.

NOTARY PUBLIC

My Commission Expires: 4.19.21

J MIRANDA BELOTE
STATE OF TENNESSEE NOTARY PUBLIC
SUMNER COUNTY

STATE OF TENNESSEE
COUNTY OF SUMNER

The actual consideration or value, whichever is greater for this transfer is $124,900.00.

AFFIANT

Subscribed to and sworn before me, this the 28 day of November, 2018.

NOTARY PUBLIC

My Commission Expires: 1-6-20

JAMES A. WALCUTTER
STATE OF TENNESSEE NOTARY PUBLIC
DAVIDSON COUNTY, TN

FERGUSON & BELOTE
ATTORNEYS AT LAW
365 WEST MAIN STREET
HENDERSONVILLE, TN
37075
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